

Sold



3 Elmore Pass, Ellenbrook



### Make this Glamour 4x2 with Pool Yours!

This beautifully presented four bedroom, two bathroom home offers your family the ultimate in low maintenance luxury, without compromising on size!

The modern, rendered elevation is brought to life by impressive Yucca trees and easy-care artificial lawn and includes a double driveway and garage with a remote sectional door.

The right side of the property houses the bedrooms, with the glamour master suite at the rear, overlooking the stunning, resort-style pool area. This luxe 'adult retreat' boasts an elegant ensuite featuring twin recessed basins with stone tops, fresh white floor-to-ceiling tiling and concealed frameless shower and separate WC. There is also a generous walk-in robe behind the bed head, stylish pendant lighting and sliding door access to the alfresco area.

All bedrooms feature plush carpets, built-in double robes and a split-system air conditioning unit for year-round comfort.

The expansive open-plan living and dining area is a beautiful space where you'll be able to enjoy your pool vista all year round. Double sliding doors open up to the spacious alfresco area, capturing the resort-style pool, cascading water feature and freestanding gazebo.

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	24693

#### Agent Details

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The galley-style kitchen offers plenty of cabinets, glass splashback, engineered stone benchtop and stainless steel appliances, including a dishwasher, electric oven, 5-burner gas cooktop and canopy rangehood. There's also a double sink with quality flickmixer tap fitting, large fridge recess and a double built-in pantry.

Features at a glance include, but are not limited to;

- four bedrooms, two bathrooms
- large 520sqm block, with approx. 215sqm under the roof
- solar heated, saltwater pool with cascading water feature
- low maintenance gardens with established Yucca trees, artificial lawn and a garden shed
- double garage with a remote sectional door
- alfresco under the main roof, with a separate shaded gazebo
- split system A/C units in all bedrooms and living area
- contemporary kitchen with stone benchtops and stainless steel appliances
- sophisticated ensuite and family bathroom
- stylish pendant lighting and downlights throughout
- gas hot water system
- side gate access
- solar panels
- 1.50km to Aveley Secondary College, 0.80km to Ellen Stirling Primary School and 1.10km to Holy Cross College
- Shire rates \$2210 approx.
- Water rates \$1112 approx.

This exceptional property is surrounded by lovely parks, several local schools, and enjoys convenient access to Tonkin Highway and our spectacular Swan Valley.

Contact Simar Singh from Xceed Real Estate on 0433 767296 to register your interest TODAY - your family will thank you!

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